

Non-Residential Design Review Committee Meeting Minutes July 13, 2012

The Bethany Beach Non-Residential Design Review Committee (NDRC) held a meeting on Friday, July 13, 2012 in the Town Council Meeting Room.

Members present: Lew Killmer, who presided: John Hendrickson, Faith Denault, Jim Weisgerber and Susan Frederick.

Also present: Kevin Frey of Off the Hook Market, Trevor Clark of 1st Choice Properties and Seville Pettit, Administrative Secretary.

Call to Order

Mr. Killmer called the meeting to order at 2:03 p.m.

Approval of the Agenda

Mr. Killmer asked for a motion to approve the agenda. Mrs. Denault made a motion to approve the agenda; the motion was seconded by Mrs. Frederick and was unanimously approved by the committee.

New Business

The purpose of the meeting is to discuss and vote on an application submitted by Kevin Frey, new tenant of 761 Garfield Parkway (Connor Mall), "Off the Hook Market" for a new sign for property located at Lot 3, Block 30, in the C-2 Commercial Zoning District, Bethany Beach, DE.

Mr. Killmer presented an overview of the proposed application. The applicant submitted the proposed sign to the NDRC Committee. It was noted that the applicant had been unaware that he needed to have the new sign approved and to acquire a sign permit before installing the new sign face in the existing light box. He apologized for the error. The proposed sign fully complies with the Bethany Beach Design Guidelines as well as Town's Sign Ordinance.

Mr. Killmer noted that this was becoming a common mistake and to remedy the situation, a memo and a copy of the Town of Bethany Beach Sign Ordinance would be sent out to all of the sign businesses that work in Bethany Beach. The memo would specifically note that even new sign faces in existing sign boxes must undergo a review, obtain approval from the NDRC and get a sign permit. After reviewing the proposed application, Mr. Weisgerber made a motion to approve the application as submitted. The motion was seconded by Mrs. Frederick and was unanimously approved by the NDRC.

The purpose of the meeting is to discuss and vote on an application submitted by Trevor Clark, new tenant of 759B Garfield Parkway (Connor Mall), "1st Choice Properties" for a new sign for property located at Lot 5, Block 30, in the C-2 Commercial Zoning District, Bethany Beach, DE.

Mr. Killmer presented an overview of the proposed application. At the review Mr. Clark submitted an updated version of the proposed sign to the NDRC Committee. The new design of the sign now includes a business phone number and a website address. The revised sign was found to comply with both the Town's Sign Ordinance and the Town's Design Guidelines. The color of the building has also been changed from blue to white to compliment the sign.

Mr. Hendrickson questioned if the same lighting will be used from the previous tenant.

Mr. Clark replied after the sign is in place, he will focus on the lighting. If the sign is to be illuminated by fixture(s) that are different then the three recessed lighting fixtures currently in the soffit they must be approved by the Town's Building Inspector prior to their installation.

Mr. Killmer questioned how the sign would be attached to the structure since the exterior wall is curved.

Mr. Trevor stated the sign would be attached to the existing wall brackets. The proposed sign will be attached to a piece of treated plywood that would then be attached to the existing wall brackets.

After reviewing the proposed application, Mrs. Denualt made a motion to approve the amended application as submitted. The motion was seconded by Mr. Weisgerber and was unanimously approved by the NDRC.

Approval of Minutes from June 8, 2012 Meeting

Mrs. Denault made a motion to approve the minutes dated June 8, 2012. The motion was seconded by Mr. Henderickson and was unanimously approved.

Adjourn

The meeting was adjourned at 2:12 p.m.

Respectfully Submitted,

Seville Pettit
Administrative Secretary